

In re:
Sharonn E. Thomas
Debtor

Case No. 18-17430-elf
Chapter 7

CERTIFICATE OF NOTICE

District/off: 0313-2
Date Rcvd: Jun 22, 2022

User: admin
Form ID: pdf900

Page 1 of 3
Total Noticed: 12

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.
#	Addresses marked '#' were identified by the USPS National Change of Address system as requiring an update. While the notice was still deliverable, the notice recipient was advised to update its address with the court immediately.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Jun 24, 2022:

Recip ID	Recipient Name and Address
db	+ Sharonn E. Thomas, 856 North 29th St., Philadelphia, PA 19130-1144
acc	#+ Bederson & Company, LLP, 347 Mt. Pleasant Avenue, West Orange, NJ 07052-2749
cr	+ Martin Brown, c/o E. McCord Clayton, Esquire, Clayton Commercial Litigation LLC, Two Penn Center, 1500 JFK Blvd., Suite 920 Philadelphia, PA 19102-1742
r	#+ Richard Astrella, Star Real Estate Broker, 1500 Walnut Street, Ste 1103, Phila, PA 19102-3506

TOTAL: 4

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.

Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI). Electronic transmission is in Eastern Standard Time.

Recip ID	Notice Type: Email Address	Date/Time	Recipient Name and Address
sng	Email/Text: megan.harper@phila.gov	Jun 23 2022 00:04:00	City of Philadelphia, City of Philadelphia Law Dept., Tax Unit/Bankruptcy Dept, 1515 Arch Street 15th Floor, Philadelphia, PA 19102-1595
sng	Email/Text: RVSVCBICNOTICE1@state.pa.us	Jun 23 2022 00:04:00	Pennsylvania Department of Revenue, Bankruptcy Division, P.O. Box 280946, Harrisburg, PA 17128-0946
cr	Email/Text: megan.harper@phila.gov	Jun 23 2022 00:04:00	City of Philadelphia, Law Revenue Department, c/o Pamela Elchert Thurmond, 1401 JFK Boulevard, 5th Floor, Municipal Services Bldg, Philadelphia, PA 19102
cr	+ Email/Text: BKEBN-Notifications@ocwen.com	Jun 23 2022 00:04:00	HSBC Bank USA, N.A., as Indenture Trustee for the, PHH Mortgage Corporation, One Mortgage Way, Mount Laurel, NJ 08054, UNITED STATES 08054-4624
cr	Email/PDF: ais.chase.ebn@aisinfo.com	Jun 23 2022 00:07:05	JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, 7255 Baymeadows Way, Jacksonville, FL 32256
cr	+ Email/Text: RASEBN@raslg.com	Jun 23 2022 00:04:00	THE BANK OF NEW YORK MELLON, RAS CRANE, LLC, 10700 ABBOTT'S BRIDGE ROAD, SUITE 170, DULUTH, GA 30097-8461
cr	+ Email/Text: RASEBN@raslg.com	Jun 23 2022 00:04:00	The Bank of New York Mellon et als, RAS Crane, LLC, 10700 Abbotts Bridge Road, Suite 170, Duluth, GA 30097-8461
cr	+ Email/Text: BKEBN-Notifications@ocwen.com	Jun 23 2022 00:04:00	Wells Fargo Bank, National Association as Trustee, One Mortgage Way, Mount Laurel, NJ 08054-4637

TOTAL: 8

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

District/off: 0313-2

User: admin

Page 2 of 3

Date Rcvd: Jun 22, 2022

Form ID: pdf900

Total Noticed: 12

Recip ID	Bypass Reason	Name and Address
intp		DHO, LLC, 1310 S. 5th Street

TOTAL: 1 Undeliverable, 0 Duplicate, 0 Out of date forwarding address

NOTICE CERTIFICATION

I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Jun 24, 2022

Signature: /s/Gustava Winters

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on June 22, 2022 at the address(es) listed below:

Name	Email Address
ANDREW L. SPIVACK	on behalf of Creditor HSBC Bank USA N.A., as Indenture Trustee for the Registered Noteholders of Renaissance Home Equity Loan Trust 2007-2 andrew.spivack@brockandscott.com, wbecf@brockandscott.com
ANDREW L. SPIVACK	on behalf of Creditor Wells Fargo Bank National Association as Trustee for Soundview Home Loan Trust 2007-OPT1, Asset-Bac andrew.spivack@brockandscott.com, wbecf@brockandscott.com
CHARLES GRIFFIN WOHLRAB	on behalf of Creditor Nationstar Mortgage LLC as servicer for The Bank of New York Mellon F/K/A The Bank of New York as Trustee for First Horizon Alternative Mortgage Securities Trust 2006-FA2 cwohrlab@raslg.com
CHARLES GRIFFIN WOHLRAB	on behalf of Creditor THE BANK OF NEW YORK MELLON cwohrlab@raslg.com
DAMIEN NICHOLAS TANCREDI	on behalf of Debtor Sharonn E. Thomas damien.tancredi@flastergreenberg.com damien.tancredi@ecf.inforuptcy.com
DANIELLE BOYLE-EBERSOLE	on behalf of Creditor U.S. Bank National Association, as Trustee for the Structured Asset Investment Loan Trust Mortgage Pass-Through Certificates, Series 2005-8 c/o Select Portfolio Servicing, Inc. dboyle-ebersole@orlans.com, PABKAttorneyecf@orlans.com
E. McCord CLAYTON	on behalf of Creditor Martin Brown cord@claytonlit.com
GARY F SEITZ	on behalf of Trustee TERRY P. DERSHAW gseitz@gsbblaw.com
HAROLD N. KAPLAN	on behalf of Creditor The Bank of New York Mellon et als hkapan@rasnj.com
HOLLY SMITH MILLER	on behalf of Trustee TERRY P. DERSHAW hsmiller@gsbblaw.com abrown@gsbblaw.com
JEROME B. BLANK	on behalf of Creditor HSBC Bank USA N.A., As Indenture Trustee et al paeb@fedphe.com
JEROME B. BLANK	on behalf of Creditor Wells Fargo Bank National Association As Trustee For et al paeb@fedphe.com
JOSHUA LOUIS THOMAS	on behalf of Debtor Sharonn E. Thomas joshualthomas@gmail.com
KARINA VELTER	on behalf of Creditor WILMINGTON TRUST NATIONAL ASSOCIATION kvelter@hoflawgroup.com, ckohn@hoflawgroup.com
KEVIN G. MCDONALD	

District/off: 0313-2

User: admin

Page 3 of 3

Date Rcvd: Jun 22, 2022

Form ID: pdf900

Total Noticed: 12

on behalf of Creditor PNC Bank N.A. bkgroup@kmlawgroup.com

KEVIN M. BUTTERY

on behalf of Creditor DITECH FINANCIAL LLC cdigianantonio@rascrane.com

KEVIN M. BUTTERY

on behalf of Creditor The Bank of New York Mellon et als cdigianantonio@rascrane.com

KEVIN S. FRANKEL

on behalf of Creditor JPMORGAN CHASE BANK NATIONAL ASSOCIATION pa-bk@logs.com

KRISTEN D. LITTLE

on behalf of Creditor Nationstar Mortgage LLC as servicer for The Bank of New York Mellon F/K/A The Bank of New York as Trustee for First Horizon Alternative Mortgage Securities Trust 2006-FA2 logsecf@logs.com

KRISTEN D. LITTLE

on behalf of Creditor JPMORGAN CHASE BANK NATIONAL ASSOCIATION logsecf@logs.com

LILY CHRISTINA CALKINS

on behalf of Creditor JPMORGAN CHASE BANK NATIONAL ASSOCIATION logsecf@logs.com, lcalkins@logs.com

LORRAINE GAZZARA DOYLE

on behalf of Creditor THE BANK OF NEW YORK MELLON ldoyle@milsteadlaw.com bankruptcy@friedmanvartolo.com

MARIO J. HANYON

on behalf of Creditor HSBC Bank USA N.A., As Indenture Trustee et al wbecf@brockandscott.com, mario.hanyon@brockandscott.com

MARIO J. HANYON

on behalf of Creditor Wells Fargo Bank National Association As Trustee For et al wbecf@brockandscott.com, mario.hanyon@brockandscott.com

MARIO J. HANYON

on behalf of Creditor Wells Fargo Bank National Association As Trustee wbecf@brockandscott.com, mario.hanyon@brockandscott.com

MARY F. KENNEDY

on behalf of Creditor First Tennessee Bank National Association mary@javidianlaw.com coleen@javidianlaw.com

MICHAEL JOHN CLARK

on behalf of Creditor Nationstar Mortgage LLC as servicer for The Bank of New York Mellon F/K/A The Bank of New York as Trustee for First Horizon Alternative Mortgage Securities Trust 2006-FA2 mclark@squirelaw.com

PAMELA ELCHERT THURMOND

on behalf of Creditor City of Philadelphia pamelathurmond@phila.gov edelyne.jean-baptiste@phila.gov

REBECCA ANN SOLARZ

on behalf of Creditor U.S. Bank National Association as indenture trustee, for the CIM Trust 2016-FRE1, Mortgage-Backed Notes, Series 2016-FRE1 bkgroup@kmlawgroup.com, rsolarz@kmlawgroup.com

REBECCA ANN SOLARZ

on behalf of Creditor PNC Bank N.A. bkgroup@kmlawgroup.com, rsolarz@kmlawgroup.com

REBECCA ANN SOLARZ

on behalf of Creditor PNC BANK NATIONAL ASSOCIATION bkgroup@kmlawgroup.com, rsolarz@kmlawgroup.com

ROBERT LEITE-YOUNG

on behalf of Interested Party DHO LLC rleite@roachleite.com, lanette@roachleite.com

TERRY P. DERSHAW

td@ix.netcom.com PA66@ecfbis.com;7trustee@gmail.com

THOMAS SONG

on behalf of Creditor JPMORGAN CHASE BANK NATIONAL ASSOCIATION tomysong0@gmail.com

THOMAS SONG

on behalf of Creditor HSBC Bank USA N.A., As Indenture Trustee et al tomysong0@gmail.com

United States Trustee

USTPRegion03.PH.ECF@usdoj.gov

TOTAL: 36

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE EASTERN DISTRICT OF PENNSYLVANIA

IN RE: Sharonn E. Thomas Debtor,	BANKRUPTCY CASE NUMBER 18-17430-elf
JPMorgan Chase Bank, National Association Movant.	CHAPTER 7
v.	11 U.S.C. § 362
Sharonn E. Thomas Debtor/Respondent,	Hearing Date and Time: <u>June 22, 2022</u> at 10:00 AM
Terry P. Dershaw, Trustee Additional Respondent.	Courtroom # 1

ORDER

AND NOW, this **22nd day of June, 2022**, upon the consideration of the Motion of Movant for Adequate Protection or in the Alternative Relief from the Automatic Stay (the "Motion"), and the failure of Debtor and the Trustee to file an answer, appear or otherwise respond to the Motion, and for good cause shown, it is

ORDERED that the Motion to Adequate Protection is granted; Debtor and/or the Trustee have 14 days to bring the taxes and insurance current with respect to the property located at 5710 Hadfield Street, Philadelphia, PA 19143; and it is

IT IS FURTHER **ORDERED** that Debtor and/or the Trusteeshall remain current on future taxes and insurance obligations; and

Should there be default on these future obligations, Movant may send a notice of default to the Debtor and the Trustee providing those parties with 14 days to effect a cure. If no cure is effected, the Movant (and its successors and/or assigns) may certify default with the Court and request relief from stay be entered, without need for filing another motion.

FURTHER **ORDERED** that Rule 4001(a)(3) is not applicable and Movant, or its successors, if any, may immediately implement this order.



ERIC L. FRANK
U.S. BANKRUPTCY JUDGE